

Prepared by:  
Morris & Associates  
2309 Oliver Road  
Monroe, LA, 71201  
Telephone: 318-330-9020  
Emily Kaye Courteau Bar# 100570

Return To:  
Morris & Associates  
2309 Oliver Road  
Monroe, LA, 71201  
Telephone: 318-330-9020

**Substitute Trustee's Deed  
Indexing Instructions**

Lot 946, Sec E, Greenbrook, Sec 19, T-1-S, R-7-W, Plat Book 9, page 44, DeSoto Co., MS

STATE OF MISSISSIPPI  
COUNTY OF DeSoto

GRANTOR:  
Emily Kaye Courteau  
2309 Oliver Road  
Monroe LA 71201  
318-330-9020

GRANTEE:  
BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP  
7105 Corporate  
1-800-669-0102

WHEREAS, on the 27th day of January, 2006 and acknowledged on the 27th day of January, 2006, Earnest A Lavender, Jr. aka Ernest A Lavender, Jr. aka Ernest A. Lavendar, a single man, executed and delivered a certain Deed of Trust unto Nations Title Agency of Tennessee, Trustee for Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2411 at Page 106; and

WHEREAS, on the 18th day of February, 2010, Mortgage Electronic Registration Systems, Inc., assigned said Deed of Trust unto BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3135 at Page 554; and

WHEREAS, on the 1st day of April, 2010 the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau, as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3151 at Page 375; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee advertised the sale of the following described real property by Substitute Trustee's Notice of Sale, dated April 12, 2010 by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the courthouse in DeSoto County and by publishing said Notice in DeSoto Times-Tribune for three (3) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 11th day of May, 2010, between the legal hours of 11 o'clock a.m. and 4 o'clock p.m., at public outcry, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, did on the 11th day of May, 2010, within legal hours, offer for sale and did sell, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi the following described real property, to-wit:

Being Lot No.946, Section E, Greenbrook, situated in Section 19, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 9, Page 44, in the office of the Chancery Clerk of DeSoto County, Mississippi.

F09-1270

Grantee acknowledged and  
Ernest A. Lavendar, Jr.  
Substitute Trustee  
Chancery Clerk of DeSoto County  
Mississippi

This property is subject to Avigation Easement of record in Book 403, Page 0598, in the office of the Chancery Clerk of DeSoto County, Mississippi.

WHEREAS, at said sale BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP was the highest bidder and best bidder, therefore, for the sum of \$99,022.01 and the same was then and there struck off to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP and it was declared the purchaser thereof; and

WHEREAS, everything necessary to be done to have a good and lawful sale was done in accordance with law and the terms of the Deed of Trust; and

NOW THEREFORE, I, Emily Kaye Courteau, Substitute Trustee, for the consideration of \$99,022.01 do hereby convey the above-described property to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP.

I convey only such title as is vested in me as Substitute Trustee.

ccn/F09-1270

WITNESS MY SIGNATURE, this the 24 day of May, 2010.

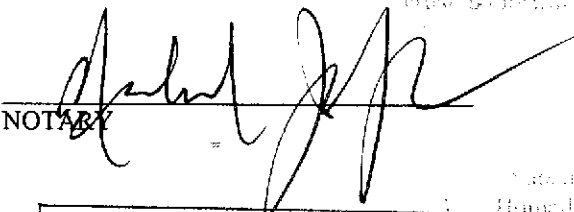


Emily Kaye Courteau, Substitute Trustee

STATE OF LOUISIANA

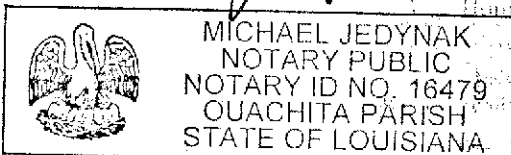
PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 24 day of May, 2010, the within named Emily Kaye Courteau, Substitute Trustee, who acknowledged that (s)he executed the above and foregoing instrument of writing, after first having been duly authorized so to do as Substitute Trustee.



NOTARY

AT DEATH  
MY COMMISSION EXPIRES



# DESOTO TIMES-TRIBUNE

## PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI  
COUNTY OF DESOTO

Diane Smith personally appeared before me the undersigned in and for said County and State and states on oath that she is the CLERK of the DeSoto Times-Tribune, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 3 consecutive times, as follows, to-wit:

Substitute Trustee's Notice of Sale

STATE OF MISSISSIPPI  
COUNTY OF DeSoto

WHEREAS, on the 27th day of January, 2006 and acknowledged on the 27th day of January, 2006, Ernest A. Lavender, Jr. aka Ernest A. Lavender, Jr. aka Ernest A. Lavender, a single man, executed and delivered a certain Deed of Trust unto Nations Title Agency of Tennessee, Trustee for Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2411 at Page 106; and

WHEREAS, on the 18th day of February, 2010, Mortgage Electronic Registration Systems, Inc., assigned said Deed of Trust unto BAC Home Loans Servicing, LP aka Countrywide Home Loans Servicing, LP, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3136 at Page 554; and

WHEREAS, on the 1st day of April, 2010, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3151 at Page 375; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 11th day of May, 2010, I will during the lawful hours of between 11:00 a.m. and 4:00 p.m., at public outcry, offer for sale and will sell, at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi, for cash to the highest bidder, the following described land and property situated in DeSoto County, Mississippi, to-wit:

Volume No. 115 on the 20 day of April, 2010

Volume No. 115 on the 27 day of April, 2010

Volume No. 115 on the 4 day of May, 2010

Volume No. \_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_, 2010

Volume No. \_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_, 2010

Volume No. \_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_, 2010

Diane Smith

Sworn to and subscribed before me, this 4 day of May, 2010

BY Judy Douglas

Being Lot No. 846, Section E, Greenbrook, situated in Section 19, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 8, Page 44, in the office of the Chancery Clerk of DeSoto County, Mississippi.

This property is subject to Avigation Easement of record in Book 403, Page 0598, in the office of the Chancery Clerk of DeSoto County, Mississippi.

I will only convey such title as is vested in me as Substitute Trustee

WITNESS MY SIGNATURE, this day April 12, 2010

Emily Kaye Courteau  
Substitute Trustee  
2309 Oliver Road  
Monroe, LA 71201  
(318) 330-9020  
con/F08-1270

5 Hv

PUBLISH: 4-20-10/4-27-10/5-4-10

STATE OF MISSISSIPPI AT LARGE  
RES: JANUARY 16, 2013  
NOTARY SERVICE, INCORPORATED

399 words @ .12 \$ 47.88  
insertions of 798 words @ .10 \$ 79.80  
on and depositing to same \$ 3.00  
FEE: \$ 130.68

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